

BRIDGEWATER TOWNSHIP
SOMERSET COUNTY, NEW JERSEY

FORM # 3E

APPEAL OR VARIANCE APPLICATION ONLY
(NO SITE PLANS OR SUBDIVISIONS)

Board File Name: _____

Application #: _____ Date Received: _____

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(Do not write above this line)

Check type of application:

_____ Appeal Zoning Officer's Decision _____ Interpretation _____ Other

_____ C- Variance (Bulk Variance) _____ D-variance

_____ Simple Variance Application (see attached qualifications)

1. Applicant's name _____

Address _____

_____ Phone #: _____ Fax: _____

2. Name and address of present owner if other than above _____

Address _____

_____ Phone #: _____ Fax: _____

3. Attorney's name _____

Address _____

_____ Phone #: _____ Fax: _____

4. Plan Preparer/Engineer's name _____

Address _____

License No. _____ Phone # _____ Fax: _____

5. The Property

a) BLOCK _____ LOT(s) _____

b) Street Address _____

c) Zone in which property is presently located _____

d) Is public water available to property? _____

e) Is public water proposed _____

- f) Is public sanitary sewer available to property? _____
- g) Is public sanitary sewer proposed _____
- h) Does the owner or applicant own any contiguous property? _____
- If so identify Block(s) _____; Lot(s) _____;
- Area _____ s.f.

6. Set forth the sections of the Land Use Ordinance from which relief is requested:

SECTION	PERMITTED	PROPOSED
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7. Has there been any previous appeal, request, or application to this or any other Township Boards regarding this property?

YES _____ NO _____

If YES, attached copy of resolution, letter of response and state the nature, date and disposition of said matter:

8. Fees submitted: Application fee: \$ _____ Escrow: \$ _____

9. If the application does not involve the use of the property or the expansion of a non-conforming use, set forth the exceptional conditions of the property preventing applicant from complying with Land Use Ordinance:

(Use separate sheet)

10. If the application involves the use of the property or the expansion of a non-conforming use, set forth the reason why the variance requested should be granted

(Use separate sheet)

11. Set forth the facts relied upon to demonstrate that the relief requested can be granted without substantial detriment to the public good and will not substantially impair the intent and purpose of the zone plan and Land Use Ordinance

(Use separate sheet)

12. Present use of existing buildings and premises:

13. Proposed use: _____

(Applicant's Signature)

(Date)

BRIDGEWATER TOWNSHIP ZONING BOARD OF ADJUSTMENT

VARIANCE APPLICATION CHECKLIST

(TO BE USED ONLY WHEN APPLICATION IS FOR A VARIANCE AND DOES NOT INVOLVE A SUBDIVISION OR SITE PLAN)

_____ Check Box if the application conforms to the requirements for
SIMPLE VARIANCE (Section 126-35F)
(See below for required checklist items)

Ap.	Bwt	
		<p>1. <i>Twenty four (24) sets</i> of the Application Form, including this checklist, fee schedule with calculations, property deed and Plot Plans prepared by Licensed Surveyor or Architect.</p> <p>All documents submitted must be collated into (24) sets.</p> <p>(or you may choose the option below)</p> <p>OPTION: You may choose to submit (3) full sets of documents for completeness review only. When the documents submitted comply with the submission requirements, we will notify you to submit the other (21) sets in order to be deemed complete. This option is made available to applicants in an effort to save resources expended on numerous plans that may need to be revised and resubmitted.</p>
		<p>2. Provide proof of distribution of full application including plans to the local Fire Department. You may contact the Fire Official to confirm correct Fire Department for your Block and Lot at (908) 725-6300 ext. 263. List name and address you submitted to:</p> <p>Fire Department: _____</p> <p>Address: _____</p>
		3. Legible, original survey signed and sealed by a Licensed Surveyor plus 24-copies.
		4. Scale not less than 1" =50'
		5. North Arrow and graphic scale
		6. Lot lines with dimensions
		7. Lot area in total square feet. (Lot area must <u>not</u> include area within existing or proposed right-of-way)
		8. Tax Block and Lot numbers of all properties abutting property and property across street
		9. Easements and Rights of Way (must attach copy of property deed)
		10. Location of streams or drainage ditches within 200', or note on plans that there are none
		11. Locations of all structures, trees, hedges, fences with dimensions to property lines. All trees as follows: Deciduous 12" dbh or greater; Non-Deciduous 8" dbh or greater; Dogwoods 4" dbh or greater

		12. Location of proposed structures or changes with dimensions from property lines
		13. Location and arrangement of parking areas and driveways within 100'
		14. Names and addresses of adjoining property owners and owners of property across the street
		15. Locations of all structures on all adjoining properties, including the dimensions to property lines
		16. Key map showing general location surrounding site, with all zoning districts within 200-ft of site. Scale is not to exceed 1"=800'
		17. Architectural plans including proposed elevations, dimensions, floor layout, square footage, and number of stories and façade signs.
		18. All fees must be paid. Application fee: \$_____ Escrow Fee: \$ _____ (Fee Schedule with calculations must be submitted, including a signed W-9)
		19. Zone Chart showing zone requirements (existing, proposed and required) for all setbacks, impervious coverage, F.A.R., building coverage, building height and parking. Chart is to show what is provided. Graphic representations for setbacks are required.
		20. Signature Block for the Board Engineer, Board Chairman and Board Secretary
		21. Certification from the Tax Collector that all taxes are current and paid (attach certification)
		22. <u>Consent by Owner form</u> : signed and notarized by owner even if the applicant is the owner
		23. Listing of 10% or greater of corporate or partnership stock
		24. If the application involves a request for a Subdivision or Site Plan approval you must submit a copy of the full application packet to Somerville Borough and Raritan Borough and provide proof of submission/mailling.
		25. Environmental Impact Statement
		26. Stormwater Control Plan
		27. Hillside Development Calculations

The applicant may request that one or more of the submission requirements be waived; however, the request must be in writing and state the reason for the waiver request. If the submission waiver is honored during completeness review, the Board still has the right to request the same information during the hearing process in addition to any other information they deem necessary for proper review of the application.

SIMPLE VARIANCE (126-35F):

If the application involves nothing more than the erection of a fence or shed on the property of a single- or two-family residence, construction of a swimming pool accessory to a single- or two-family residence, or construction of an addition to or an alteration of a single- or two-family residence not to exceed a total of 500 square feet.

Checklist requirements are abbreviated for simple variance applications:

- The applicant may use a certified land survey for providing necessary data, but all adjustments made to the survey must be in different color than the survey
 - Items in the above checklist which may be excluded: 24, 25, 26
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NOTICE REQUIREMENTS:

The following proof of satisfying the notice requirements must be filed with the Land Use Administrator in the Planning Department a minimum of 48-hours prior to the hearing date:

1. Affidavit of Service.
2. Copy of the notice served.
3. Certified list of property owners within 200 feet and others served with manner of service
4. Certified Mail receipts stamped by the USPS
5. Affidavit of publication from the newspaper in which the notice was published.